



**£439,995**  
**68 Martin Avenue**  
Stubbington, PO14 2RZ

## PROPERTY SUMMARY

We are delighted to present this spacious three/four-bedroom detached home in the sought-after area of Stubbington, offered with no forward chain and exciting potential for further improvement and extension. The property boasts a generous block-paved frontage, providing ample off-road parking for multiple vehicles, and leads to a welcoming entrance. From here, a bright and airy dining room flows seamlessly into the lounge, which overlooks the rear garden - creating a wonderful open space ideal for both entertaining and everyday living. The ground floor also features a versatile fourth bedroom or study, a convenient W/C, and a well-appointed kitchen with direct access to the garden. Upstairs, there are three well-proportioned bedrooms and a family bathroom, completing the internal accommodation. Externally, the rear garden enjoys a good degree of privacy and is predominantly laid to lawn, with access to a garage/workshop. The front section of the garage offers flexibility for use as a garden bar, studio, or additional storage, while the rear remains a practical workshop space. Ideally located close to highly regarded local schools, Stubbington Village, and the beautiful south coastline, this property presents a fantastic opportunity to create a bespoke family home in a desirable setting.





## HALLWAY

**LOUNGE** 14' 3" x 11' (4.34m x 3.35m)

**DINING ROOM** 16' 2" x 10' 5" (4.93m x 3.18m)

**KITCHEN** 12' 3" x 8' 1" (3.73m x 2.46m)

**WC** 5' x 3' 10" (1.52m x 1.17m)

## LANDING

**MASTER BEDROOM** 19' 7" x 8' 10" (5.97m x 2.69m)

**BEDROOM TWO** 10' 9" x 9' 7" (3.28m x 2.92m)

**BEDROOM THREE** 10' 10" x 9' 7" (3.3m x 2.92m)

**BATHROOM** 9' x 5' 8" (2.74m x 1.73m)

## OUTSIDE

## REAR GARDEN

**STORAGE** 15' 4" x 8' 2" (4.67m x 2.49m)

**WORKSHOP** 11' 11" x 8' 2" (3.63m x 2.49m)





**LOCAL AUTHORITY**  
Fareham Borough Council

**TENURE**  
Freehold

**COUNCIL TAX BAND**  
Band E

**VIEWINGS**  
By prior appointment only

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		65 D
39-54	E	52 E	
21-38	F		
1-20	G		

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

As part of our legal obligations under the **Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017**, we are required to conduct an **electronic identity verification check** on all purchasers. Please note that this is **not a credit check** and will **not affect your credit history** in any way. Purchasers are required to make a one off payment of £24 inc VAT to facilitate this requirement.

**Jeffries  
Dibbens**  
estate and letting agents

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